

ATTACHMENT A

AMENDMENT - SPOKANE COUNTY ZONING ORDINANCE

Amend Chapter 4.17.059 of the Spokane County Zoning Ordinance as follows:

4.17.059 Parking Lot Design, Surfacing and Marking Requirements

Within Urban Impact Area

All off-street parking and commercial, industrial storage areas within the Urban Impact Area shall be graded and a paved surface installed before a Certificate of Occupancy for the building is issued. All paving shall be done in a manner consistent with standards set forth by the Spokane County Engineers and this Code, except for the exemptions listed below, which shall be graded and hard surfaced.

Exemptions:

a. **Parking and storage areas routinely used by cleated and other heavy equipment and as approved by the Planning Director.**

b. **The Planning Director may waive portions of these requirements upon recommendations by the Spokane County Air Pollution Control Authority or Spokane County Engineer's Office when it can be demonstrated that the proposed surfacing such as grass pavers or other technology, will not adversely affect air quality, water quality or the integrity of the parking area.**

Outside Urban Impact Area

All off-street parking areas outside the Urban Impact Area which are open to regular use shall be graded and a paved surface installed before a Certificate of Occupancy for the building is issued. All paving shall be done in a manner consistent with standards set forth by the Spokane County Engineer and this Code, except for the exemptions listed below, which shall be graded and hard surfaced.

Exemptions:

a. **Parking areas associated with single family homes and duplexes.**

b. **Parking areas of 9 or less stalls.**

c. **Commercial and industrial storage areas, as approved by the Planning Director.**

d. The Planning Director may waive portions of these requirements upon recommendations by the Spokane County Air Pollution Control Authority or Spokane County Engineer's Office when it can be demonstrated that the proposed surfacing such as grass pavers or other technology, will not adversely affect air quality, water quality or the integrity of the parking area.

General Requirements (All Parking Areas)

The paving and hard surfacing shall provide for proper storm drainage, as defined in Spokane County's "Guidelines for Stormwater Management", and allow for parking stalls and installation of other traffic control devices as set forth by the County Engineer and this Code. All traffic control devices, such as parking strips designating car stalls, directional arrows or signs, curbs and other traffic control devices, shall be installed and completed as required by this section and shown on the approved plans. Paint or markers shall be used to delineate parking stalls and directional arrows on paved or hard surfaced areas. Pedestrian walks on the exterior of the parking lot shall be curbed or raised six inches above the lot surface, excluding those used for driveways, curb cuts necessary for meeting handicap requirements and curb cuts necessary for meeting Stormwater Guidelines (208) requirements. The parking lot surfacing and drainage facilities shall be inspected and approved prior to the issuance of a Certificate of Occupancy. Off-street parking stalls shall comply with minimum standards for off-street parking, Parking Design Standards Figures 1 and 2 contained herein.

Add to Chapter 4.03.020 of the Spokane County Zoning Ordinance the following definitions in alphabetical order:

4.03.020 Definitions

New definitions to be added to Spokane County Zoning Ordinance in alphabetical order:

- Paved Surface -** A paved surface shall consist of asphalt or portland cement concrete laid to the specifications set forth by the Spokane County Engineer and this Code.
- Hard Surfaced -** A hard surface shall consist of asphalt, portland cement concrete, crushed rock, grass pavers or other technologies laid to the specifications set forth by the Spokane County Engineer and this Code.

REV 5/24/90:rp

Attachment A

AMENDMENT - SPOKANE COUNTY ZONING CODE

Amend Section 14.802.080 of the Zoning Code of Spokane County as follows:

14.802.080 Parking Lot Design, Surfacing and Marking Requirements

Within Urban Impact Area

All off-street parking and commercial, industrial storage areas within the Urban Impact Area shall be graded and a paved surface installed before a Certificate of Occupancy for the building is issued. All paving shall be done in a manner consistent with standards set forth by the Spokane County Engineers and this Code, except for the exemptions listed below, which shall be graded and hard surfaced.

Exemptions:

- a. Parking and storage areas routinely used by cleared and other heavy equipment and as approved by the Planning Director.
- b. The Planning Director may waive portions of these requirements upon recommendations by the Spokane County Air Pollution Control Authority or Spokane County Engineer's Office when it can be demonstrated that the proposed surfacing such as grass pavers or other technology, will not adversely affect air quality, water quality or the integrity of the parking area.

Outside Urban Impact Area

All off-street parking areas outside the Urban Impact Area which are open to regular use shall be graded and a paved surface installed before a Certificate of Occupancy for the building is issued. All paving shall be done in a manner consistent with standards set forth by the Spokane County Engineer and this Code, except for the exemptions listed below, which shall be graded and hard surfaced.

Exemptions:

- a. Parking areas associated with single family homes and duplexes.
- b. Parking areas of 9 or less stalls.
- c. Commercial and industrial storage areas, as approved by the Planning Director.
- d. The Planning Director may waive portions of these requirements upon recommendations by the Spokane County Air Pollution Control Authority and Spokane County Engineer's Office when it can be

demonstrated that the proposed surfacing such as grass pavers or other technology, will not adversely affect air quality, water quality or the integrity of the parking area.

14.802.080 Continued

General Requirements (All Parking Areas)

The paving and hard surfacing shall provide for proper storm drainage, as defined in Spokane County's "Guidelines for Stormwater Management", and allow for parking stalls and installation of other traffic control devices as set forth by the County Engineer and this Code. All traffic control devices, such as parking strips designating car stalls, directional arrows or signs, curbs and other traffic control devices, shall be installed and completed as required by this section and shown on the approved plans. Paint or markers shall be used to delineate parking stalls and directional arrows on paved or hard surfaced areas. Pedestrian walks on the exterior of the parking lot shall be curbed or raised six inches above the lot surface, excluding those used for driveways, curb cuts necessary for meeting handicap requirements and curb cuts necessary for meeting Stormwater Guidelines (208) requirements. The parking lot surfacing and drainage facilities shall be inspected and approved prior to the issuance of a Certificate of Occupancy. Off-street parking stalls shall comply with minimum standards for off-street parking, Parking Design Standards Figures 1 and 2 contained herein.

Add to Section 14.300.100 of the Zoning Code of Spokane County the following definitions in alphabetical order:

14.300.100 Definitions

New definitions to be added to Spokane County Zoning Code in alphabetical order:

- Paved Surface -** A paved surface shall consist of asphalt or portland cement concrete laid to the specifications set forth by the Spokane County Engineer and this Code.
- Hard Surfaced -** A hard surface shall consist of asphalt, portland cement concrete, crushed rock, grass pavers or other technologies laid to the specifications set forth by the Spokane County Engineer and this Code.

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